

The Town of Brookline supports affordable homeownership in several ways. Those interested in purchasing an affordable home are also encouraged to check [Additional Resources](#).

Federal-Funded Homebuyer Assistance Program for Purchase of an Existing Home

The Town provides up to \$175,000 in financial assistance to income eligible buyers of homes in Brookline through the federal HOME and Community Development Block Grant (CDBG) Programs. Funding is provided on a first-come, first-served basis.

Funds are provided in the form of a non interest-bearing loan with no monthly payments. Upon sale, the owner must share appreciation with the Town or sell at a restricted value.

[Click Here](#) for the Homeownership Application and Instruction Sheet as well as more information on this Program.

Units Priced as Affordable

The Town works with non- and for-profit developers to provide affordable homeownership in affordable, in mixed-income and in principally market-rate projects, the latter through “inclusionary zoning.” These units are sold at steeply discounted prices to qualifying households.

Because of the cost of subsidizing these units, they are sold subject to deed restrictions which limit the resale price and process, assuring that the units remain affordable to future generations of income eligible buyers.

Most are sold to households with incomes under

[80% of area median income](#)

;

some are available to households with incomes below

[100% of area median income](#)

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The Town will provide notice of the availability of these affordable units, whether newly constructed or available upon resale, at [Affordable Housing Opportunities](#) as well as by email to all who sign onto the

[Affordable Housing Email Notification List](#)

Technical Assistance to Access State Funded Homebuyer Programs

The Town refers income eligible homebuyers (see chart below) to the Mass SoftSecond Program, to access those funds alone or in combination with Town assistance (

www.mhp.net

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The Town also refers income eligible homebuyers

to the MassHousing First-Time Homebuyer Program (see chart below).

Homeowner Services

The Town no longer operates a traditional home rehabilitation program, but may offer assistance to lower income homeowners whose housing conditions place them at risk of displacement. The Town also is an authorized Get-Out-the Lead Agency for owners referred from the Childhood Lead Poisoning Prevention Program (CLPP).

Income Guidelines

Household

Size

Income Limits (subject to change annually)

Brookline Homebuyer Assistance Program

(80% AMI)

Mass SoftSecond

(100% AMI)

MassHousing

1

\$ 46,300

\$ 63,140

\$ 85,800

2

\$ 52,950

\$ 72,160

\$ 85,800

3

\$ 59,550

\$ 81,180

\$ 98,600

4

\$ 66,150

\$ 90,200

\$ 98,600

5

\$ 71,450

\$ 97,416

\$ 98,600

6

\$ 76,750

\$ 104,632

\$ 98,600

7

\$ 82,050

\$111,848

\$ 98,600

8

\$ 87,350

\$119,064

\$ 98,600

